

MEMORANDUM

To: Carmen Barsu, Associate Engineer

From: Kimberly Colbert, Environmental Compliance Consultant

Date: April 9, 2012

Subject: Review of Cortez Elementary School Parking Lot SUSMP

Cc: Ati Eskandari, P.E., City Engineer
Julie Carver, Environmental Programs Coordinator

The City's Environmental Staff has completed the review of the Standard Urban Stormwater Management Plan for the proposed 28,000 sq/ft parking lot and associated landscaping (1,770 sq/ft) for Cortez Elementary School. The project is considered a Standard Urban Stormwater Mitigation Plan (SUSMP) project due to the following project features: 1) the project is a new development of a previously undeveloped site; 2) the project includes a parking lot greater than 5,000 sq/ft.

The project applicant proposes to direct runoff to a Cultec Recharger system (infiltration system) equipped with a Cultec Storm Filter 330 pretreatment system. Staff finds that the proposed infiltration best management practice (BMP) is adequately sized to mitigate the runoff produced by the project. The attached SUSMP Review Checklist and items below identify the project deficiencies that must be addressed prior to receipt of project approval.

Project Deficiencies

1. Please include in description of impaired water bodies and TMDL information to include metals for San Gabriel River.
2. Include a narrative describing how site design concepts were considered and incorporated or why they were not incorporated into the project plans.
3. Please document in the landscape management plan that California native and/or drought tolerant plants will be used in proposed landscape areas.
4. Include a detailed long-term funding mechanism for post construction BMPs and proposed annual operating budget.
5. Revise Inspection and Maintenance Matrix to document that soils testing will be performed prior to fertilizer application, to ensure that the proper type and quantity of fertilizer is used. Include language stating that fertilizer and pesticide application will be prohibited within 48 hours of forecasted rain events.
6. Please correct Appendix D to reflect information for Cultec system and BMP Detail Sheets are contained in Appendix E.

If you have any questions or require additional information, please feel free to contact me at (310) 257-2004.